WAKULLA GARDENS UNIT 5
BLOCK 53 LOT 48
OR 45 P 786

TIDEWATER INVESTMENTS OF WAKULLA LLC
90 CALUSA WAY
CRAWFORDVILLE, FL 32327

2024

00-00-034-012-09629-048

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	10
NEIGHBORHOOD/LOC	12.00	1.20/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

HAIDA TRL, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/09/2008 JBHC
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	13,600
TOTAL MARKET VALUE	13,600
SOH/AGL Deduction	8,276
ASSESSED VALUE	5,324
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	5,324
TOTAL JUST VALUE	13,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	10,000

COA PER OWNER
2020 TRIM RETURNED UTF
5 YR PRCL CH, N/C
2017 TRIM RETURNED/UTF

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1168/0286	9/09/2020	TD	U	V	11	1,600
GRANTOR: WAKULLA CLERK OF COUR						
GRANTEE: TIDEWATER INVESTMEN						
0631/0271	11/14/2005	WD	Q	V	01	52,900
GRANTOR: ROPPOCCIO ROANLD & JO						
GRANTEE: VARNEY SHAWN						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000000	C	VAC RES	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	13,600							

REVIEW DATE 12/18/2019 BY RTAK Total Acres: 0.11 Total Land Value: 13,600 Market: 0 Agricultural: 0 Common: 13,600 PRINTED 04/22/2026 BY SYS